

43-2-18✓
38-265

of Tallassee, Alabama
~~(being a married couple)~~, for consideration paid,
grant to DONALD L. LUCE

TRANSFER
TAX
PAID

of 1 Ann Street, Waterville, Maine 04901
with ~~Warranty Covenants~~, the land in Waterville, Kennebec
County, State of Maine, with the buildings thereon, bounded and described as
follows, to wit:

004259

A certain lot or parcel of land situate in Waterville, County
of Kennebec, State of Maine, bounded and described as
follows, to wit:

Beginning at the southeasterly corner of Turner Street;
thence along the southerly line of said Turner Street one
hundred (100) feet to an iron pin; thence southerly in a line
parallel with the westerly line of Ann Street ninety (90)
feet to the southwesterly corner of Lot No. 173 according to
a plan of Gilman Park; thence easterly along the southerly
line of said Lot No. 173 to the westerly line of said Ann
Street; thence northerly along the westerly line of said Ann
Street to the point of beginning and being Lots No. 172 and
173 and the southerly part of Lot 171 according to a plan of
Gilman Park, made for Frazier Gilman by Green and Wilson, C.
E., June 5, 1920, and recorded in the Kennebec County
Registry of Deeds.

Being the same premises conveyed to the herein grantors by
warranty deed in joint tenancy from Timothy E. Fitzpatrick
and Sheryl L. Fitzpatrick dated August 31, 1981 and recorded
in Kennebec Registry of Deeds Book 2416, Page 15.

This conveyance is subject, however, to an existing mortgage
from Peter M. Albert and Loralie F. Albert to Waterville Savings
Bank, now Peoples Heritage Savings Bank, dated March 25, 1975
and recorded in Kennebec Registry of Deeds in Book 1801, Page 111,
which mortgage the grantee assumes and agrees to pay.

We, Ivan L. Dubay and Evelyn Dubay, husband and wife, each
~~wife of said grantor~~, joins as grantor and releases all rights by descent and all other rights.

Witness our hands and seals this 5th day of March 1988

Ivan L. Dubay

Evelyn Dubay



ALABAMA, County of Tallapoosa
State of ~~Alabama~~ ~~County of~~ ~~Tallapoosa~~ ss.: March 15, 19 88

Then personally appeared the above named Ivan L. Dubay and Evelyn Dubay
and acknowledged the foregoing instruments to be their free act and deed.

Before me,
Sandra B. Adams

SANDRA B. ADAMS, NOTARY PUBLIC
MACON COUNTY, STATE OF ALABAMA
MY COMMISSION EXPIRES DEC. 11, 1989

☐ Justice of the Peace
☐ Attorney at Law
☒ Notary Public



1988 MAR 15 AM 10:43
RECEIVED KENNEBEC CO.